

# \$498,900 - 408, 130 New Brighton Way Se, Calgary

MLS® #A2063349

**\$498,900**

3 Bedroom, 3.00 Bathroom, 1,332 sqft  
Residential on 0.00 Acres

New Brighton, Calgary, Alberta

Welcome to Your Newly Renovated Home in  
New Brighton!

This bright and spacious 3-bedroom townhouse in the sought-after New Brighton community offers modern living with a double-attached garage, a fully finished basement, and stylish upgrades throughout. Step into this newly renovated home, featuring fresh paint, new carpet, and new lighting, including pot lights in the kitchen, for a bright and contemporary feel. The kitchen has been beautifully upgraded with new quartz countertops and a brand-new microwave-hood fan, complementing the modern cabinetry and stainless steel appliances. An oversized peninsula with breakfast seating, a built-in pantry, and ample storage makes this kitchen as functional as it is stylish.

The main floor also boasts a sunny south-facing living room, a dining area with balcony access, and a tucked-away powder room for added convenience.

Upstairs, the primary bedroom offers a walk-in closet with a window and a private ensuite with a tub. Two additional bedrooms share a 4-piece bathroom, and a convenient laundry area and extra storage complete the upper level.

The finished basement provides versatile space, perfect for a family room, home office, or hobby area. Additional storage and access to the garage can also be found on this level. Located within walking distance to schools, parks, and pathways, and just minutes from



shopping, transit, and major highways, this home offers the ideal balance of comfort and convenience. Plus, as part of the vibrant New Brighton community, you'll enjoy access to a clubhouse, playgrounds, and recreational courts.

With its thoughtful design, modern upgrades, and unbeatable location, this move-in-ready townhouse is the perfect place to call home.

Built in 2012

### Essential Information

MLS® #	A2063349
Price	\$498,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,332
Acres	0.00
Year Built	2012
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey, Up/Down
Status	Active

### Community Information

Address	408, 130 New Brighton Way Se
Subdivision	New Brighton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 1H7

### Amenities

Amenities	Coin Laundry, Community Gardens, Snow Removal, Trash, Visitor Parking
Parking Spaces	2

Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features Breakfast Bar, High Ceilings, Quartz Counters, Storage  
Appliances Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings  
Heating Forced Air  
Cooling None  
Has Basement Yes  
Basement See Remarks

### Exterior

Exterior Features Courtyard, Lighting  
Lot Description See Remarks  
Roof Asphalt Shingle  
Construction Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed February 5th, 2025  
Days on Market 45  
Zoning M-1  
HOA Fees 267  
HOA Fees Freq. ANN

### Listing Details

Listing Office URBAN-REALTY.ca

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